

Government of the District of Columbia

ZONING COMMISSION



ZONING COMMISSION ORDER NO. 606
Cases No. 88-34M/70-3 and 89-4
February 13, 1989

At its regular monthly meeting on February 13, 1989, the Zoning Commission for the District of Columbia authorized the scheduling of a public hearing for the following:

Case No. 88-34M/70-3

This is the application of the Children's Hospital National Medical Center requesting modification to a previously approved Planned Unit Development (PUD) for lot 2 (formerly known as part of lot 1) in Square 3129 located at 110 Irving Street, N.W.

By Z. C. Order No. 14 dated April 23, 1970, the Zoning Commission granted PUD approval and a change of zoning from R-5-A to SP-2 (formerly known as SP) to construct a hospital on the PUD site. The development was to be constructed in two phases. Phase I development was for a maximum height of 91.5 feet/4 stories, a maximum floor area ratio (FAR) of 1.307, and a maximum lot occupancy of 40.8%. Phase II development was for a maximum height of 127.5 feet/6 stories, a maximum FAR of 2.45 and a maximum lot occupancy of 59.4%. Underground parking on three levels was to be provided for 1000 vehicles. Phase I was developed and Phase II has yet to be developed.

The instant application requests the Zoning Commission to modify Z.C. Order No. 14 to allow for the construction of the following:

1. A new four-level partial underground parking structure accommodating approximately 652 parking spaces (existing plus proposed = 1533 total parking spaces);
2. A seven (7) story addition to the existing building with a height of 113.5 feet, an FAR of 1.65, and a lot occupancy of 42.8%; and
3. The relocation of the existing helicopter landing pad to the roof of the existing structure.

Case No. 89-4

This is the application of the District of Columbia Department of Housing and Community Development (DHCD) requesting an amendment to the Zoning Map of the District of Columbia. The application requests to change from unzoned property to HR/C-3-C the air space over a portion of the Centerleg Freeway (I-395) located between Massachusetts Avenue, and 2nd, 3rd & E Streets, N.W.

It is therefore hereby ordered that Cases No. 88-34M/70-3 and 89-4 be scheduled for public hearing. Formal "Notices of Public Hearing" are forthcoming.

A handwritten signature in dark ink, appearing to be 'ELC', with a long horizontal stroke extending to the right.

EDWARD L. CURRY
Executive Director
Zoning Secretariat

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